

ACKNOWLEDGMENT OF PURCHASE

I/We/It hereby acknowledge(s) that I/we/it have/has this 31st day of August, 1982, purchased at Public Sale from W. Jerome Offutt, Substitute Trustee in Equity No. 32,076, the real estate and improvements known as and located at 897 Pontiac Avenue, Frederick, Maryland 21701; also described as Lot 4, in Block lettered "B", Monocacy Village as shown on the Plat of Re-subdivision of part of the Plat numbered One (1) and part of Amended Plat numbered Two (2), parts of Blocks "A", "B" and "C", Monocacy Village, dated October 19, 1959 and recorded in Plat Book 3, folio 180, among the Land Records of Frederick County, Maryland, all as more fully described in the annexed copy of the advertisement, for the sum of SIXTY-EIGHT THOUSAND AND SIX HUNDRED

(\$ 68,600.00) Dollars, and I/we/it hereby covenant(s) to comply with the terms of sale set forth in said advertisement and announced by the Auctioneer on the day of sale.

WITNESS my/our/its hand(s) and seal(s).

GOVERNMENT SERVICES SAVINGS AND LOAN INC. (SEAL)
BY: [Signature] ATTORNEY FOR (SEAL)
GOVERNMENT SERVICES SAVINGS AND LOAN INC.

WITNESS:

[Signature]

RECEIPT

RECEIVED OF N/A

this 31st day of August, 1982, the sum of _____

_____, as part purchase price for the above real estate and improvements.

[Signature]
W. Jerome Offutt, Substitute Trustee

Recd Sept 14, 1982

LAW OFFICES
OFFICE OF T. HAUGH & HORMAN, P.A.

TRUSTEE'S SALE

Trustee's Sale of valuable improved real estate located in Frederick County, Maryland. By virtue of the power and authority contained in a certain Deed of Trust from Larry H. Thompson and Patricia A. Thompson, his wife, unto Government Services Savings & Loan, Inc., a Stock Corporation of Maryland, dated October 10, 1980 and recorded in Liber 1127, at page 759, among the Land Records for Frederick County, Maryland; and default having occurred in the payment of the obligation secured thereby, such default involving a condition upon which the Deed of Trust provides that a sale be made, and at the request of the holder of the Note secured thereby, the Substitute Trustee hereinafter named will sell, at public auction, on the 31st day of August, 1982, at 11:00 a.m. in front of the new Courthouse door of the Circuit Court for Frederick County at 100 West Patrick Street, Frederick City, Maryland, all of that land and improvements described in the aforesaid Deed of Trust, more particularly described and known as follows:

All that lot or parcel of land, being designated as Lot numbered Four (4) in Block lettered "B", MONOCACY VILLAGE, as shown on the Plat of Resubdivision of part of the Plat numbered One (1) and part of amended Plat numbered Two (2), parts of Blocks "A", "B" and "C", MONOCACY VILLAGE, dated October 19, 1959, prepared by Ben Dwyer Associates, Inc., and recorded among the Plat Records of Frederick County in Plat Book 3, folio 180, and improved with a brick rambler containing three (3) bedrooms, one and one-half (1 1/2) baths, family room, living room, dining room, kitchen and carport; being designated and known as 897 Pontiac Avenue, Frederick City, Maryland 21701.

TERMS OF SALE: This advertisement, as amended or supplemented by any oral announcements during the conduct of the sale, constitutes the Substitute Trustee's entire statement relative to the premises described herein and the terms and conditions upon which such premises shall be offered for sale, sold or purchased. The Substitute Trustee reserves the unqualified right to withdraw the premises at any time prior to the sale. In the event the Substitute Trustee determines that any opening bid is not commensurate with the value of the premises, he may reject the same and withdraw the premises from sale. The highest bidder acknowledged by the Substitute Trustee shall be the purchaser. In the event of any dispute among the bidders, the Substitute Trustee shall have the sole and final discretion either to determine the successful bidder or to then and thereafter and resell the premises.

The premises are sold subject to any and all covenants, conditions, restrictions, easements, rights-of-way and limitations of record.

A Certified or Cashier's Check in the amount of \$7,500.00 will be required at the time of sale as the deposit, except if the Beneficiary under the aforesaid Deed of Trust bids the property in with the balance of the purchase price, together with interest on such balance at a rate of Twelve and Six Hundred Twenty Five One Hundredths percentum (12.625%) per annum from the date of sale to the date of settlement, to be paid in cash or equivalent current funds at the date of settlement.

All state and local real estate taxes and other public charges, regular and special assessments and the like shall be adjusted to the date of sale and thereafter assumed by the purchaser. All state and local transfer taxes, documentary taxes, recording taxes and fees shall be paid by the purchaser. The cost of title examination, attorney's fees, conveyancing fees, notary fees and all other costs incident to the settlement, of whatsoever kind or amount, shall be paid by the purchaser.

Settlement and compliance with the terms of the sale shall be made within ten (10) days following final ratification of the sale by the Circuit Court for Frederick County, Maryland, TIME BEING OF THE ESSENCE; otherwise, in addition to any other remedies available to the Substitute Trustee at law or in equity, the Substitute Trustee may, at his election, declare the deposit forfeited and resell the premises at the risk and cost of the defaulting purchaser, and in such event the defaulting purchaser shall be liable for the payment of any deficiency plus all costs and expenses of both sales.

Prospective bidders and other interested parties may obtain additional or more detailed information concerning this sale by contacting the attorneys for the Substitute Trustee during normal business hours at 22 West Second Street, Frederick, Maryland 21701, or by telephone at (301) 948-5633 or 662-8248.

W. JEROME OFFUTT
Substitute Trustee

OFFUTT, HAUGH & HORMAN, P.A.,
Attorneys for the Substitute Trustee
By: GEORGE T. HORMAN, Attorney
22 West Second Street
Frederick, Maryland 21701
(301) 662-8248